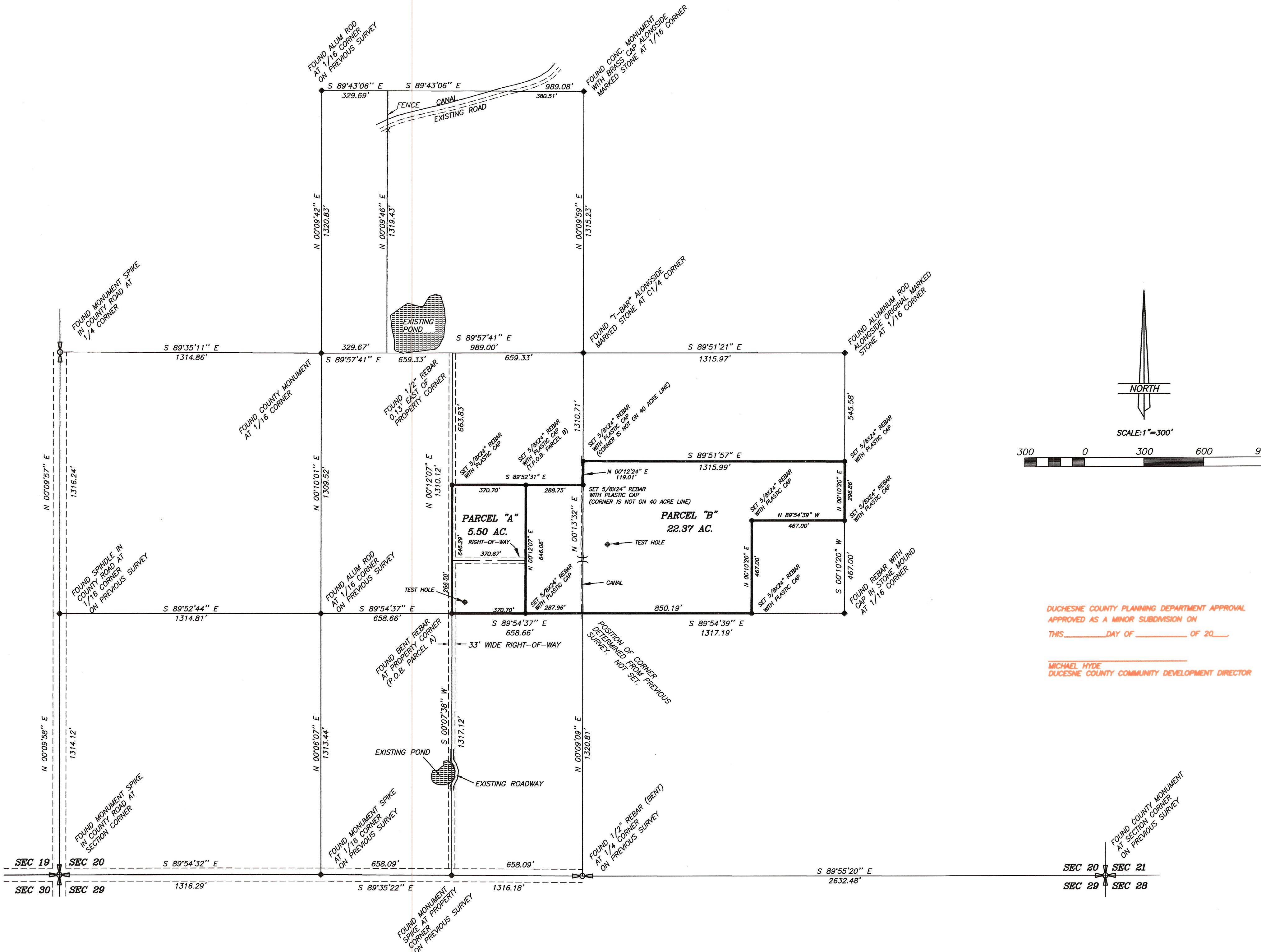


MINOR SUBDIVISION AND
PROPERTY SURVEY FOR

NATHAN YOUNG

SECTION 20, TOWNSHIP 1 NORTH, RANGE 1 WEST
UINTAH SPECIAL BASE AND MERIDIAN



PARCEL A

Beginning at the SW Corner of the E1/2 of the NE1/4 of the SW1/4 of Section 20, Township 1 North Range 1 West of the Uintah Special Base and Meridian, said point being the Point of Beginning in that certain deed found on page 225 in Book A376 of Deeds on file in the Duchesne County Recorder's office;
Thence North 00°12'07" East 646.29 feet (North 0°11'58" East, by record) along the West line of said E1/2 to the SW corner of the parcel described on page 172 of Book A370 of Deeds on file in the Duchesne County Recorder's office;
Thence South 89°52'31" East 370.70 feet (South 89°54'42" East, by record);
Thence South 00°12'07" West 646.06 feet parallel with said West line to the South line of said E1/2;
Thence North 89°54'37" West 370.70 feet along said South line to the POINT OF BEGINNING, containing 5.50 acres. Subject to an existing right-of-way along the West line and also subject to the following described right-of-way;
Beginning at a point on the West line of said NE1/4 of said SW1/4 of said Section, said point being North 00°12'07" East 266.50 feet from the SW corner of the E1/2 of said NE1/4;
Thence South 89°54'37" East 370.67 feet.

PARCEL B

Commencing at the SW Corner of the E1/2 of the NE1/4 of the SW1/4 of Section 20, Township 1 North Range 1 West of the Uintah Special Base and Meridian, said point being the Point of Beginning in that certain deed found on page 225 in Book A376 of Deeds on file in the Duchesne County Recorder's office;
Thence North 00°12'07" East 646.29 feet (North 0°11'58" East, by record) along the West line of said E1/2 to the SW corner of the parcel described on page 172 of Book A370 of Deeds on file in the Duchesne County Recorder's office;
Thence South 89°52'31" East 370.70 feet (South 89°54'42" East, by record) to the TRUE POINT OF BEGINNING;
Thence South 89°52'31" East 288.75 feet (South 89°54'42" East, by record);
Thence North 00°12'24" East 119.01 feet (North 0°10'13" East 119.00 feet, by record);
Thence South 89°51'57" East 1315.99 feet (South 89°54'08" 1315.90 feet, by record) to a point on the East line of the NW1/4 of the SE1/4 said point being South 00°10'20" West 545.58 feet (South 0°10'13" West, by record) from the Northeast corner of said NW1/4;
Thence South 00°10'20" West 296.86 feet along said East line to the Northeast corner of that parcel described on page 454 of Book A242 of Deeds on file in the Duchesne County Recorder's office;
Thence North 89°54'39" West 467.00 feet (West, by record);
Thence South 00°10'20" West 467.00 feet (South, by record) to the South line of said NW1/4 of said SE1/4;
Thence North 89°54'39" West 850.19 feet along said South line to the SW corner of said NW1/4;
Thence North 89°54'37" West 287.96 feet along the South line of said NE1/4 of said SW1/4;
Thence North 00°12'07" East 646.06 feet to the TRUE POINT OF BEGINNING, containing 22.37 acres.
TOGETHER WITH a 33 foot wide ingress/egress and utility right-of-way, the centerline of which is described as follows;
Beginning at a point on the West line of said NE1/4 of said SW1/4 of said Section, said point being North 00°12'07" East 266.50 feet from the SW corner of the E1/2 of said NE1/4;
Thence South 89°54'37" East 370.67 feet.

DUCHESNE COUNTY PLANNING DEPARTMENT APPROVAL
APPROVED AS A MINOR SUBDIVISION ON
THIS _____ DAY OF _____ OF 20____

MICHAEL HYDE
DUCHESNE COUNTY COMMUNITY DEVELOPMENT DIRECTOR

NARRATIVE

The purpose of this survey is to find and locate on the ground as well as to describe the parcels shown on this plat. It was found that the section shown hereon was originally surveyed by the G.L.O. (General Land Office) by using the "3-Mile" method, and that the corners found and used for this survey were determined from said survey accordingly.
Details of individual corners and monuments are found on their respective locations on this plat. All monuments found and used for this survey are shown hereon.

NOTES:

This survey was performed using Global Positioning System (GPS) procedures and equipment. The bearings are based on WGS-84 datum.

SURVEYOR'S CERTIFICATE

This is to certify that I have surveyed the parcels shown on this plat, and that the monuments indicated were found or set during said survey, and that this plat accurately represents said survey to the best of my knowledge.



9 Sep 2024
JERRY D. ALLRED, LICENSED LAND SURVEYOR
CERTIFICATE NO. 148951 (UTAH)

COUNTY SURVEYOR FILE # 1810
JERRY D. ALLRED & ASSOCIATES
SURVEYING CONSULTANTS
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DUCHESNE, UTAH 84021
(435) 738-5352